STATE OF CALIFORNIA - CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY PETE WILSON, *Governor*

CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD
SANTA ANA REGION
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August 9, 1995

Carl Ross
Red Eagle Properties Limited
2020 Lynx Trail
Ontario, CA 91761

SUMMARY REPORT II OF ADDITIONAL SITE CHARACTERIZATION, FULLERTON BUSINESS PARK, 1551 EAST ORANGETHORPE AVENUE, FULLERTON

Dear Mr. Ross:

We have reviewed the May 18, 1995 report which presented the results of additional site characterization activities conducted at the above-referenced site. The work was conducted to further assess the lateral and vertical extent of previously identified subsurface contamination, and to investigate the potential impact to groundwater.

In summary, this additional investigation consisted of drilling two borings (BH-14 and BH-15). These borings were located east and west of the former clarifier and were drilled to 120 feet. Groundwater was encountered at a depth of 115 feet. A total of 23 soil samples from the borings were analyzed. The soil samples were collected from 40 feet to 105 feet below ground surface. Previous investigations identified the presence of PCE as high as 96,000 ppb in the upper 40 feet of soil. No groundwater samples were collected for analysis. PCE was detected as high as 110 ppb and 180 ppb at 60 feet depth in Borings BH-14 and BH-15, respectively. TCE was detected at 180 ppb at 105 feet in Boring BH-14 and at 160 ppb at 105 feet in Boring BH-15. The highest TCE concentration (420 ppb) was detected in Boring BH-15 at a depth of 95 feet.

We have reviewed the report and found that TCE and possibly PCE may have impacted groundwater at the site. PCE was the principal compound found in soil sample from the shallow borings previously drilled at the site. However, these soil samples were not analyzed for the presence of other volatile organic compounds. During this recent investigation, PCE and TCE were detected intermittently throughout the soil column from Borings BH-14 and BH-15. The level of TCE found in the soil column appears to suggest an onsite TCE source(s). Based on this information, it is difficult to concur

that no impact to groundwater exists at the site from the past operational activities without actually sampling groundwater. Therefore, we request that Fullerton Business Park submit a work plan for performing a groundwater investigation to this office for approval. The work plan should propose and describe, at a minimum:

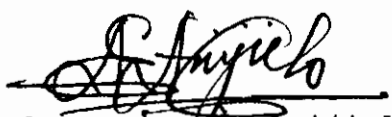
1. The locations and procedures for drilling, installing and developing three groundwater monitoring wells at the site. One of the monitoring wells should be installed in the anticipated upgradient location, another well should be installed in the proximity of the former clarifier, and the remaining monitoring well should be installed in a location downgradient of the soil contamination area.

2. The procedures for purging, sampling and analyzing groundwater from these wells initially after development and approximately 4 weeks later. Groundwater samples from these wells should be analyzed using EPA Method 8240 or 601.

3. Preparation and submittal of a quarterly groundwater sampling plan for the site.

We understand that the Orange County Health Care Agency is currently overseeing the cleanup of the soil contamination at the site. We are concerned with the soil remediation actions as it pertains to groundwater. Please apprise us on the status of the soil remediation action as it is implemented. Also, our office must be notified prior to cessation of the soil remedial actions so as to obtain our concurrence. Please submit the requested workplan, and a time schedule for the above activities, to this office, by September 7, 1995. If you have any questions, please contact me at (909)782-3292.

Sincerely,



Augustine E. Anijielo
Associate Water Resources Control Engineer
SLIC Section

cc: Luis Lodrigueza - Orange County Health Care Agency
Roy Herndon - Orange County Water District
Henry B. Ames - Converse Consultants - Orange County

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